

**GOVERNMENT OF ANDHRA PRADESH**

**ABSTRACT**

Municipal Administration and Urban Development Department – Tanuku Municipality- Change of Land Use from Residential use to Commercial use to an extent of 316.62 Sq. Yards in R.S.No.23/3, D.No.22-13-8, 25<sup>th</sup> Ward of Tanuku Municipality - Draft variation – Confirmed – Orders –Issued.

**MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT**

**G.O.MS.No. 149**

**Dated:20.08.2014.**

**Read the following:-**

1. From DTCP Lr.Roc.No.6054/2012/R, dated:19-07-2012.
2. Govt. Memo No.18570/H1/2012-1, MA&UD (H1) Dept., Dated:29.10.2012.
3. From the DT&CP, Hyd., Lr.Roc.No.6054/2012/R, Dated:22.06.2013.
4. Govt. Memo No.18570/H1/2012-2, MA&UD (H1) Dept., dated:27.07.2013.
5. From DTCP, Hyd., Lr.Roc.No.6054/2012/R, Dated:16.12.2013.
6. From the Commissioner of Printing, A.P. Extraordinary Gazette No.557, Part-I, Dated: 01.08.2013.
7. Govt. Memo.No.11411/I2/2012, Dated:30.06.2012.

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**ORDER:-**

The draft variation to the Tanuku General Town Planning Scheme, issued in reference 4<sup>th</sup> read above was published in the Extraordinary Gazette No.557, Part-I, Dated:01.08.2013 in the reference 6<sup>th</sup> read above. The Director of Town & Country Planning, Andhra Pradesh, Hyderabad in the reference 3<sup>rd</sup> read above has informed that the applicant has paid an amount of Rs.1110/-(one thousand one hundred ten only) towards Development / conversion charges. Further in the reference 5<sup>th</sup> read above the Director of Town & Country Planning, Hyderabad has informed that the draft variation notification has been published both in Telugu & English daily news papers. On publication no suggestions/ objections received from the public with regard to change of land use. Hence, the draft variation is confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

**(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)**

**Dr. D. SAMBASIVA RAO,  
PRINCIPAL SECRETARY TO GOVERNMENT**

**To**

The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.  
The Director of Town and Country Planning, Andhra Pradesh, Hyderabad.  
The Regional Deputy Director of Town Planning, Rajahmundry, E.G. District.  
The Commissioner, Tanuku Municipality, Tanuku, West Godavari District.

**Copy to:**

The individual through the Commissioner, Tanuku Municipality, Tanuku.  
The District Collector, West Godavari District.  
SC/SF.

**//FORWARDED :: BY :: ORDER//**

**SECTION OFFICER**

**NOTIFICATION**

In exercise of the powers conferred by clause (a) of Sub- Section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Tanuku Town, the same have been previously published in the Extra-ordinary issue of Andhra Pradesh Gazette No.557, Part-I, dated: 01.08.2013 as required by clause (b) of the said section.

**(P.T.O.)**

**VARIATION**

The site in R.S.No.23/3 to an extent of 263.07 Sq.Mtrs in 25<sup>th</sup> ward, Tanuku Town, the boundaries of which are shown in the schedule hereunder and which is earmarked for Residential use in the General Town Planning Scheme (Master Plan) of Tanuku sanctioned in G.O.Ms.No.480, MA, dated:19-09-2000 is now designated for Commercial use by variation of change of land use as the proposed site is surrounded by both residential and commercial developments and the proposed site is abutting to 60'-0" wide proposed Master Plan road and also based on Council Resolution No.81, dated 17.4.2012 as marked as "A,B,C,D" in the revised part proposed land use map G.T.P.No.02/2013/R which is available in Municipal Office, Tanuku Municipality, **subjected to following conditions that:**

- 1) The applicant shall obtain prior permission from the competent authority for future development.
- 2) The applicant shall hand over the area affected under existing road to be widened to 60'- 0" as per Master Plan.
- 3) That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
- 4) That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
- 5) The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
- 6) The change of land use shall not be used as the proof of any title of the land.
- 7) The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
- 8) Any other conditions as may be imposed by the competent authority.

**SCHEDULE OF BOUNDARIES**

North	:	Commercial Building
East	:	Existing 33'- 0" road to be Widened to 60'-0"
South	:	Commercial Building.
West	:	Residential Building.

**Dr. D. SAMBASIVA RAO,  
PRINCIPAL SECRETARY TO GOVERNMENT**

**SECTION OFFICER**